

TOWN OF WESTFIELD, INDIANA

Petition Number:

1310-VU-04

Date of Filing:

**Application for VARIANCE OF USE
Westfield – Washington Township
Board of Zoning Appeals (BZA)**

This application must be completed and filed with the Community Services Department of the Town of Westfield, Indiana in accordance with the meeting schedule.

1. Appellant's Name Wesley Addington Wesley's Landscape, Inc
Address 120 S. R 32 East
Westfield, IN 46074
Telephone Number 317-339-3337

2. Landowner's Name Greg Feltis
Address 817 E 199th St
Westfield, IN 46074
Telephone Number _____

3. *Representative _____
*Address _____
*Telephone Number _____
*Email Address _____

*If the applicant is not presenting a petition, please provide contact information for the party representing the applicant.

4. Common description of property (address, location, etc.)
817 E 199th St
Westfield, IN 46074

5. Legal description of property (list below or attach)
County Parcel # 08-05-24-00-00-025.000
Legal Description - Acreage 3.15 Section 24, Twp 19, Range 3
Deed Attached

6. Complete description of the nature of the variance of use applied for:
Run + operate Lawn Care + Landscape operations
Has had previous operation for 20+ years w/ no variance
+ being new owner of property we are working to get
appropriate approval

TOWN OF WESTFIELD, INDIANA

- d. That the strict application of the terms of the zoning ordinance will constitute an unnecessary hardship if applied to the property for which the variance of use is sought:

Property will stay the same structurely & continue
to function similar as it always has

- e. That such variance does not interfere substantially with the comprehensive plan:

No interference to the Comprehensive Plan to my
Knowledge as of 9/13/13 & any insurance of any kind to
future endeavors

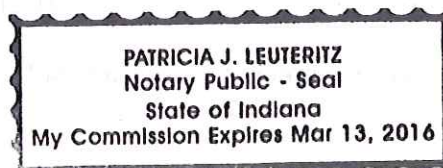
The Appellant hereby certifies that the information contained in and accompanying this application is true and correct.

Wesley Addington
Applicant

SUBSCRIBED AND SWORN TO ME THIS 19th DAY OF Sept., 2013.

Patricia J. Leuteritz
Notary Public

My commission expires: 3/13/16



9/16/13

- TO WHOM IT MAY CONCERN

I Give My Permission For
Wesley ADDINGTON TO seek
A VARIANCE FOR MY PROPERTY
LOCATED AT 817 EAST
19TH ST WESTFIELD, IN
46074.

Greg Fetting


8827823

GUARDIAN'S DEED

Indiana National Bank, as Guardian of the Estate of Angela Causey Norton Goodnight, which estate is under the supervision of the Circuit Court of Hamilton County, under Cause No. C3187 in the Office of the Clerk of the Circuit Court of Hamilton County, Indiana, pursuant to an Order of the Circuit Court of Hamilton County, Indiana, authorizing the sale of said real estate, dated on the 29th day of March, 1988, hereby conveys to Greg E. Fettig and Karlette S. Fettig, husband and wife, of Hamilton County, State of Indiana, for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Hamilton County, State of Indiana, to-wit:

This Instrument Recorded 12-30 1988
Sharon K. Cherry, Recorder, Hamilton County, IN

A part of the Southwest Quarter of Section 24, Township 19 North, Range 3 East, located in Washington Township, Hamilton County, Indiana, being more particularly described as follows:

Commencing at the Southwest corner of the Southwest Quarter of Section 24, Township 19 North, Range 3 East; thence North 00 degrees 12 minutes 55 seconds East 100 rods (1650.00 feet) on and along the West line of said Southwest Quarter; thence North 88 degrees 46 minutes 57 seconds East 30 rods (495.00 feet) parallel with the South line of said Southwest Quarter to the POINT OF BEGINNING of this description; thence North 88 degrees 46 minutes 57 seconds East 416.00 feet; thence South 00 degrees 12 minutes 55 seconds West 330.00 feet; thence South 88 degrees 46 minutes 57 seconds West 416.00 feet; thence North 00 degrees 12 minutes 55 seconds East 330.00 feet to the Point of Beginning.

Subject to all legal highways, rights-of-way, easements and restrictions of record.

Commonly known as 817 West 199th Street

DULY ENTERED FOR TAXATION
Subject to final acceptance for transfer

30 day December 19 88

Betty Pearce Auditor
Hamilton County

Parcel # 05-24-00-00-025.000

RECEIVED
FOR RECORD
DEC 30 1 29 PM '88
SHARON K. CHERRY
RECORDER
HAMILTON CO., IN

IN WITNESS WHEREOF, said Indiana National Bank, Guardian of the Estate of Angela Causey Norton Goodnight has hereunto set its hand and seal this 22 day of November, 1988.

INDIANA NATIONAL BANK

ATTEST:

By Clarissa E. Jatho
Clarissa E. Jatho
Asst. Vice President &
Trust Officer

By Robert O. Baker
Robert O. Baker
Its Vice-President and
Trust Officer, Guardian of
the Estate and Person of
Angela Causey Norton Goodnight

STATE OF INDIANA)
COUNTY OF Marion) SS:

Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared Indiana National Bank by Robert O. Baker, its Vice-President and Trust Officer, as Guardian of the Estate of Angela Causey Norton Goodnight, and acknowledged the execution of said Deed to be his voluntary act and deed for the uses and purposes expressed therein.

WITNESS my hand and Notarial Seal this 22 day of November, 1988.



Commission Expires:

9/21/1990

Linda B. Hulson
Notary Public
Printed:

Resident of Marion County
My Commission Expires: 09/21/90
My County of Residence: Marion

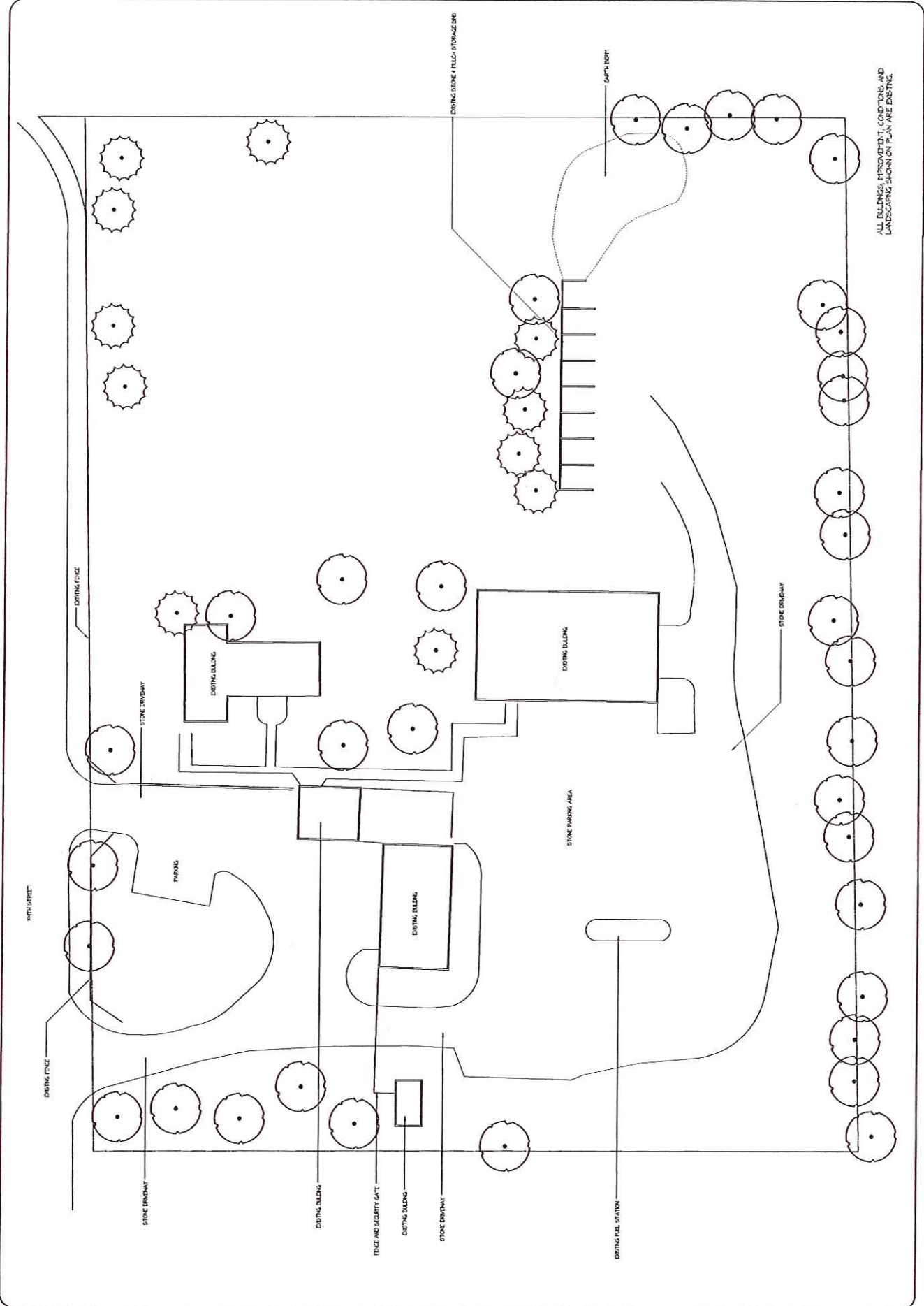
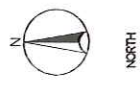
EXAMINED AND APPROVED IN OPEN COURT THIS 22 DAY OF NOVEMBER, 1988.

Arnold B. W. [Signature]
JUDGE Hamilton County Circuit Court
PRO TEMPORE

William F. Diehl
BYRUM, GAGNON & DIEHL
600 Circle Tower
Indianapolis, Indiana 46204
Telephone: 632-5331

This Instrument Recorded 12-30 1988
Sharon K. Cherry, Recorder, Hamilton County, IN

EXISTING CONDITION PLAN

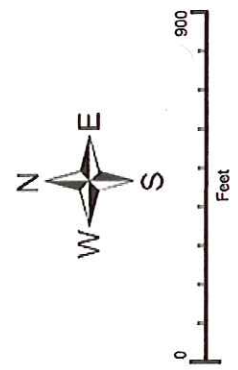


ALL BUILDINGS, IMPROVEMENT, CONDITIONS, AND LANDSCAPING SHOWN ON PLAN ARE EXISTING.



817 E 199th St Map

Printed: Sep 06, 2013



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Google earth



Closest
adjoining
Property





mound
for Screening



mound
up close





Rear of Property
tree line +
Woods



2 entrances

Entrance w/
Large trees,
Garage +
Fence

